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HROW Lease  
Revised 8/06

# The State of Texas



## Austin, Texas

PAID-UP

OIL AND GAS LEASE NO. (MF 110887)  
GENERAL LAND OFFICE  
AUSTIN, TEXAS

THIS AGREEMENT made and entered into by and between the Commissioner of the General Land Office of the State of Texas, whose address is Stephen F. Austin Building, 1700 North Congress, Austin, Texas, 78701, hereinafter called "Lessor", hereunto authorized by the School Land Board, pursuant to the provisions of Chapters 32 and 52 of the Natural Resources Code (hereinafter called N.R.C.), and amendments thereto, and all applicable rules promulgated by the School Land Board and XTO Energy, Inc., whose address is 810 Houston Street, Ft. Worth, TX 76102 hereinafter called "Lessee".

1. Lessor, in consideration of **Sixty Three Thousand Five Hundred Twenty 80/100 (\$ 63,520.80)** receipt of which is hereby acknowledged, and of the covenants and agreements of Lessee hereinafter contained, does hereby grant, lease, and let unto Lessee the land covered hereby for the purposes and with the exclusive right of exploring, drilling, mining and operating for, producing and owning oil, gas, and all other hydrocarbons, produced from the land covered hereby. The land covered hereby, herein called "said land" is located in the County of **Tarrant** State of Texas, and is described as follows:

**26.467** of land, more or less, known as, situated in said **Tarrant** County, Texas, more particularly described in Exhibit "A" attached hereto and made a part hereof together with a plat, attached hereto as Exhibit "B", depicting said right-of-way and surrounding area for purposes of illustration only.

For the purpose of determining the amount of any bonus or other payment hereunder, said land shall be deemed to contain **26.467** acres, whether actually containing more or less, and the above recital of acreage shall be deemed to be the true acreage thereof. Lessor accepts the bonus as lump sum consideration for this lease and all rights and options hereunder.

2. **PRIMARY TERM:** This lease, which is a "paid up" lease requiring no rentals, shall remain in force for a term of **two years, from May 4th, 2010** hereinafter called "primary term", and as long thereafter as operations, as hereinafter defined, are conducted upon said land with no cessation for more than ninety (90) consecutive days.

3. **ROYALTIES:** As royalty Lessee covenants and agrees:

(a) To deliver to the credit of Lessor, in the pipe line to which Lessee may connect its well, the equal **26%** part of all oil produced and saved by Lessee from said land, or from time to time, at the option of Lessee, to pay Lessor the average posted market price of such **26%** part of such oil at the wells as of the day it is run to the pipe line or storage tanks, Lessor's interest, in either case, to bear none of the cost of treating oil to render it marketable pipe line oil;

(b) To pay Lessor on gas and casing head gas produced from said land (1) when sold by lessee **26%** of the amount realized by Lessee, computed at the mouth of the well, or (2) when used by Lessee off said land or in the manufacture of gasoline or other products, the market value, at the mouth of the well, of **26%** of such gas and casing head gas.

(c) If, at the expiration of the primary term or at any time or times thereafter, there is any well on said land or on lands with which said land or any portion thereof has been pooled, capable of producing oil or gas, and all such wells are shut-in, this lease shall, nevertheless, continue in force as though operations were being conducted on said land for so long as said wells are shut-in, and thereafter this lease may be continued in force as if no shut-in had occurred

(d) Lessee covenants and agrees to use reasonable diligence to produce, utilize, or market the minerals capable of being produced from said wells, but in the exercise of such diligence, Lessee shall not be obligated to install or furnish facilities other than well facilities and ordinary lease facilities of flow lines, separator, and lease tank, and shall not be required to settle labor trouble or to market gas upon terms unacceptable to Lessee.

(e) If at any time or times after the expiration of the primary term, all such wells are shut-in for a period of ninety consecutive days, and during such time there are no operations on said land, then at or before the expiration of said ninety day period, lessee shall pay or tender, by check of lessee, as royalty, the sum of **\$ 25.00 per acre**. Lessee shall make like payments or tenders at or before the end of each anniversary of the expiration of said ninety day period if upon such anniversary this lease is being continued in force solely by reason of the provisions of this paragraph. Each such payment or tender shall be made to the parties who at the time of payment would be entitled to receive the royalties which would be paid under this lease if the wells were producing. Nothing herein shall impair lessee's right to release as provided in paragraph 5 hereof. In the event of assignment of this lease in whole or in part, liability for payment hereunder shall rest exclusively on the then owner or owners of this lease, severally as to acreage owned by each.

(f) All royalties not taken in kind shall be paid to the Commissioner of the General Land Office at Austin, Texas, in the following manner:

Royalty on oil is due and must be received in the General Land Office on or before the 5th day of the second month succeeding the month of production, and royalty on gas is due and must be received in the General Land Office on or before the 15th day of the second month succeeding the month of production, accompanied by the affidavit of the owner, manager, or other authorized agent, completed in the form and manner prescribed by the General Land Office and showing the gross amount and disposition of all oil and gas produced and the market value of the oil and gas, together with a copy of all documents, records or reports confirming the gross production, disposition and market value including gas meter readings, pipeline receipts, gas line receipts and other checks or memoranda of amount produced and put into pipelines, tanks, or pools and gas lines or gas storage, and any other reports or records which the General Land Office may require to verify the gross production, disposition and market value. In all cases the authority of a manager or agent to act for the Lessee herein must be filed in the General Land Office. Each royalty payment shall be accompanied by a check stub, schedule, summary or other remittance advice showing by the assigned General Land Office lease number the amount of royalty being paid on each lease. If Lessee pays his royalty on or before thirty (30) days after the royalty payment was due, the Lessee owes a penalty of 5% on the royalty or \$25.00, whichever is greater. A royalty payment which is over thirty (30) days late shall accrue a penalty of 10% of the royalty due or \$25.00, whichever is greater. In addition to a penalty, royalties shall accrue interest at a rate of 12% per year; such interest will begin accruing when the royalty is sixty (60) days overdue. Affidavits and supporting documents which are not filed when due shall incur a penalty in an amount set by the General Land Office administrative rule which is effective on the date when the affidavits or supporting documents were due. The Lessee shall bear all responsibility for paying or causing royalties to be paid as prescribed by the due date provided herein. Payment of the delinquency penalty shall in no way operate to prohibit the State's right of forfeiture as provided by law nor act to postpone the date on which royalties were originally due. The above penalty provisions shall not apply in cases of title dispute as to the State's portion of the royalty or to that portion of the royalty in dispute as to fair market value. The State shall have first lien upon all oil and gas produced from the area covered by this lease to secure the payment of all unpaid royalty and other sums of money that may become due to the State hereunder.

4. **POOLING:** (a) Lessee is hereby granted the right, at its option, to pool or unitize any land covered by this lease with any other land covered by this lease, and/or with any other land, lease, or leases, as to any or all minerals or horizons. Units pooled for oil hereunder shall not exceed 160 acres each in area, and units pooled for gas hereunder shall not exceed in area 640 acres each plus a tolerance often percent (10%) thereof, unless oil or gas units of a greater size are allowed under or prescribed by rules of the Railroad Commission of Texas. A unit established hereunder shall be valid and effective for all purposes of this lease even though there may be mineral, royalty, or leasehold interests in lands within

the unit, which are not effectively pooled or unitized. Any operations conducted on any part of such unitized land shall be considered, for all purposes, except the payment of royalty, as operations conducted upon said land under this lease. There shall be allocated to the land covered by this lease within each such unit (or to each separate tract within the unit if this lease covers separate tracts within the unit) the proportion of the total production of unitized minerals from the unit, after deducting any used in lease or unit operations, which the number of surface acres in such land (or in each such separate tract) covered by this lease within the unit bears to the total number of surface acres in the unit, and the production so allocated shall be considered for all purposes, including payment or delivery of royalty, overriding royalty and any other payments out of production, to be the entire production of unitized minerals from the land to which allocated in the same manner as though produced there from under the terms of this lease. The owner of the reversionary estate of any term royalty or mineral estate agrees that the accrual of royalties pursuant to this paragraph or of shut-in royalties from a well on the unit shall satisfy any limitation of term requiring production of oil or gas. The formation of any unit hereunder which includes land not covered by this lease shall not have the effect of exchanging or transferring any interest under this lease (including, without limitation, any shut-in royalty which may become payable under this lease) between parties owning interests in land covered by this lease and parties owning interests in land not covered by this lease. Neither shall it impair the right of Lessee to release as provided in paragraph 5 hereof, except that Lessee may not so release as to lands within a unit while there are operations thereon for unitized minerals unless all pooled leases are released as to lands within the unit. At any time while this lease is in force Lessee may dissolve any unit established hereunder by filing for record in the public office where this lease is recorded a declaration to that effect, if at that time no operations are being conducted thereon for unitized minerals. Subject to the provisions of this paragraph 4, a unit once established hereunder shall remain in force for so long as any lease subject thereto shall remain in force. If this lease now or hereafter covers separate tracts, no pooling or unitization of royalty interests as between any such separate tracts is intended or shall be implied or result merely from the inclusion of such separate tracts within this lease but Lessee shall nevertheless have the right to pool or unitize as provided in this paragraph 4 with consequent allocation of production as herein provided. As used in this paragraph 4, the words "separate tract" mean any tract with royalty ownership differing, now or hereafter, either as to parties or amounts, from that as to any other part of the leased premises.

(b) Neither unit production of oil or gas, nor unit operations, nor payment of shut-in royalties from a unit gas well, shall serve to hold the lease in force as to any area outside the unit, regardless of whether the production, maintenance of a shut-in gas well, or operations are actually located on the State tract or not.

(c) Lessee agrees to file with the General Land Office a copy of any unit designation, which this lease is included within ninety (90) days of such designation.

5. **RELEASE:** Lessee may relinquish the rights granted hereunder to the State at any time by recording the relinquishment in the county where this area is situated and filing the recorded relinquishment or certified copy of same in the General Land Office within ninety (90) days after its execution accompanied by the prescribed filing fee. Such relinquishment will not have the effect of releasing Lessee from any liability theretofore accrued in favor of the State.

6. **REWORK:** If at any time or times during the primary term operations are conducted on said land and if all operations are discontinued, this lease shall thereafter terminate at the end of the primary term or on the ninetieth day after discontinuance of all operations, whichever is the later date, unless on such later date either (1) Lessee is conducting operations or (2) the shut-in well provisions of paragraph 3 or the provisions of paragraph 9 are applicable. Whenever used in this lease the word "operations" shall mean operations for and any of the following: drilling, testing, completing, reworking, recompleting, deepening, plugging back or repairing of a well in search for or in an endeavor to obtain production of oil or gas, or production of oil or gas in paying quantities.

7. **MINERAL USE:** Lessee shall have the use, free from royalty, of oil and gas produced from said land in all operations hereunder.

8. **NOTICE:** In the event Lessor considers that Lessee has not complied with all its obligations hereunder, both express and implied, Lessor shall notify Lessee in writing, setting out specifically in what respects Lessee has breached this contract. Lessee shall then have sixty (60) days after receipt of said notice within which to meet or commence to meet all

or any part of the breaches alleged by Lessor. The service of said notice shall be precedent to the bringing of any action by Lessor on said lease for any cause, and no such action shall be brought until the lapse of sixty (60) days after service of such notice on Lessee. Neither the service of said notice nor the doing of any acts by Lessee aimed to meet all or any of the alleged breaches shall be deemed an admission or presumption that Lessee has failed to perform all its obligations hereunder. If this lease is canceled for any cause, it shall nevertheless remain in force and effect as to (1) sufficient acreage around each well as to which there are operations to constitute a drilling or maximum allowable unit under applicable governmental regulations, (but in no event less than forty acres), such acreage to be designated by Lessee as nearly as practicable in the form of a square centered at the well, or in such shape as then existing spacing rules require; and (2) any part of said land included in a pooled unit on which there are operations.

9. **FORCE MAJEURE**: If, while this lease is in force, at, or after the expiration of the primary term hereof, it is not being continued in force by reason of the shut-in well provisions of paragraph 3 hereof, and Lessee is not conducting operations on said land by reason of (1) any law, order, rule or regulation, (whether or not subsequently determined to be invalid) or (2) any other cause, whether similar or dissimilar, (except financial) beyond the reasonable control of Lessee, the primary term shall be extended until the first anniversary date hereof occurring ninety (90) or more days following the removal of such delaying cause, and this lease may be extended thereafter by operations as if such delay had not occurred.

10. **LESSER ESTATE CLAUSE**: If this lease covers a less interest in the oil or gas in all or any part of said land than the entire and undivided fee simple estate (whether lessors interest is herein specified or not), or no interest therein, then the royalties, and other monies accruing from any part as to which this lease covers less than such full interest, shall be paid only in the proportion which the interest therein, if any, covered by this lease bears to the whole and undivided fee simple estate therein.

11. **ASSIGNMENTS**: This lease may be transferred at any time. All transfers must reference the lease by file number and must be recorded in the county where the land covered hereby is located, and the recorded transfer or a copy certified to by the County Clerk of the county where the transfer is recorded must be filed in the General Land Office within ninety (90) days of the execution date, as provided by N.R.C. Section 52.026, accompanied by the prescribed filing fee. Every transferee shall succeed to all rights and be subject to all obligations, liabilities, and penalties owed to the State by the original Lessee or any prior transferee of the lease, including any liabilities to the State for unpaid royalties.

12. **WELL INFORMATION**: Lessee agrees to forthwith furnish Lessor, upon written request, with copies of all drilling logs, electrical logs, cores and core records and other information pertaining to all wells drilled by lessee either on the leased premises or acreage pooled therewith, when requested to do so. Said information shall remain confidential as required by statute.

13. **SURFACE**: Notwithstanding anything herein to the contrary, it is agreed that Lessee will not conduct any exploration or drilling on the surface of the leased premises or use the surface in the exercise of any rights herein granted. Any development of said land shall be by means of a directional well located off the leased premises, or by pooling of said land with other land, lease or leases as hereinabove provided.

14. **COMPENSATORY ROYALTY**: Lessee shall pay a compensatory royalty if this lease is not being held by production on the leased premises, by production from a pooled unit, or by payment of shut-in royalties in accordance with the terms of this lease, and if oil or gas is sold or delivered in paying quantities from a well located within 2,500 feet of the leased premises and completed in a producible reservoir underlying the area leased hereunder or in any case in which drainage is occurring. Such compensatory royalty shall be paid at the royalty rate provided in this lease based on the value of production from the well as provided in the lease on which such well is located. The compensatory royalty shall be paid in the same proportion that the acreage of this lease has to the acreage of the proration unit surrounding the draining well plus the acreage of this lease. The compensatory royalty shall be paid monthly to the Commissioner of the General Land Office on or before the last day of the month after the month in which the oil or gas is sold and delivered from the well

causing the drainage or from the well located within 2500 feet of the leased premises and completed in a producible reservoir under this lease. Notwithstanding anything herein to the contrary, compensatory royalty payable hereunder shall be no less than an amount equal to **double the shut-in royalty** and shall maintain this lease in effect for so long as such payments are made as provided herein.

15. **FORFEITURE:** If Lessee shall fail or refuse to make payment of any sum within thirty (30) days after it becomes due, or if Lessee or an authorized agent should knowingly make any false return or false report concerning production or drilling, or if Lessee shall fail or refuse to drill any offset well or wells in good faith as required by law and the rules and regulations adopted by the Commissioner of the General Land Office, or if Lessee should fail to file reports in the manner required by law or fail to comply with rules and regulations promulgated by the General Land Office, or refuse the proper authority access to the records pertaining to operations, or if Lessee or an authorized agent should knowingly fail or refuse to give correct information to the proper authority, or knowingly fail or refuse to furnish the General Land Office a correct log of any well, or if this lease is pooled or assigned and the unit designation or assignment is not filed in the General Land Office as required by law, the rights acquired under this lease shall be subject to forfeiture by the Commissioner, and he shall forfeit same when sufficiently informed of the facts which authorize a forfeiture, and when forfeited the area shall again be subject to lease. However, nothing herein shall be construed as waiving the automatic termination of this lease by operations of law or by reason of any special limitation arising hereunder. Forfeitures may be set aside and this lease and all rights there under reinstated before the rights of another intervene upon satisfactory evidence to the Commissioner of the General Land Office of future compliance with the provisions of the law and of this lease and the rules and regulations that may be adopted relative hereto.

IN TESTIMONY WHEREOF, witness the signature of the Commissioner of the General Land Office of the State of Texas under the seal of the General Land Office.

  
JERRY E. PATTERSON  
COMMISSIONER, GENERAL LAND OFFICE

Approved:

ML: DR

DC: CLR

CC: [Signature]

**EXHIBIT "A"**

Attached to and made part of that certain Oil and Gas Lease dated May 4<sup>th</sup>, 2010, by and between the Commissioner of the General Land Office of the State of Texas, as "Lessor", hereunto authorized by the School Land Board, pursuant to the provisions of Chapters 32 and 52 of the Natural Resources Code and Amendments thereto, and all rules promulgated by the School Land Board of Texas, and XTO Energy Inc., as "Lessee".

**26.467 acres** of land, more or less, being more particularly described in the following fifty-five (55) tracts of land:

**TRACT 1:** 0.692 of an acre, more or less, being a called 0.551 of an acre, situated in the E. S. Harris Survey, A-688, Tarrant County, Texas, and being a portion that certain 0.906 of an acre tract, being the West half of Block 5, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, being more particularly described in that certain Warranty Deed, dated May 11, 1948, from Edith Sullivan Wiley, a widow, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2011, Page 503, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.214 of an acre, more or less, being a portion of that certain 5.31 acre tract more particularly described in that certain Warranty Deed, dated October 28, 1968, from the City of Fort Worth, a municipal corporation, to The Texas & Pacific Railway Co., a corporation, as recorded in Volume 4638, Page 45, Official Public Records, Tarrant County, Texas; and

**TRACT 2:** 1.037 acres, more or less, being a called 0.754 of an acre, situated in the E. S. Harris Survey, A-688, Tarrant County, Texas, and being a portion of that 1.340 acre tract, being Lots 1, 2, 3, 4, 5 and 6, Block 5, and Lot 12, Block 4, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated June 26, 1947, from Lester Alexander Taylor and wife, Jewell Fay Taylor, to the City of Fort Worth, a municipal corporation, as recorded in Volume 1918, Page 265, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.303 of an acre, more or less, being a part of that certain 5.31 acre tract more particularly described in that certain Warranty Deed, dated October 28, 1968, from the City of Fort Worth, a municipal corporation, to The Texas & Pacific Railway Co. a corporation, as recorded in Volume 4638, Page 45, Official Public Records, Tarrant County, Texas; and

**TRACT 3:** 0.108 of an acre, more or less, being a called 0.082 of an acre, situated in the E. S. Harris Survey, A-688, Tarrant County, Texas, and being a portion of Lot 10, Block 4, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated January 10, 1948, from R. W. Williams and wife, Margarette Williams, to the City of Fort Worth, a municipal corporation, as recorded in Volume 1977, Page 115, Official Public Records, Tarrant County, Texas; and

**TRACT 4:** 0.171 of an acre, more or less, being a called 0.141 of an acre, situated in the E. S. Harris Survey, A-688, Tarrant County, Texas, and being Lot 11, Block 4, except a parcel 10 feet by 10 feet out of the southwest corner of said Lot, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated May 29, 1948, from Nellie Rhea Harris and husband, H. J. Harris, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2011, Page 523, Official Public Records, Tarrant County, Texas; and

**TRACT 5:** 0.004 of an acre, more or less, being a called 0.0023 of an acre, situated in the E. S. Harris Survey, A-688, Tarrant County, Texas, and being a parcel 10 feet by 10 feet situated in the southwest corner of Lot 11, Block 4, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated July 22, 1948, from Lone Star Gas Company, a corporation, acting herein by and through Chester L. May, its duly authorized Vice President, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2022, Page 289, Official Public Records, Tarrant County, Texas; and

**TRACT 6:** 1.004 acres, more or less, being a called 0.817 of an acre, situated in the E. S. Harris Survey, A-688, Tarrant County, Texas, and being a portion of that certain 1.725 acre tract, being Lots 3, 4, 5, 6, 7, 8, 13, 14, 15 and 16, Block 4, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated May 4, 1948, from Nick Kemp, to the City of Fort Worth, a municipal corporation, recorded in Volume 2002, Page 574, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.644 of an acre, more or less, being a part of that certain 5.31 acre tract more particularly described in that certain Warranty Deed, dated October 28, 1968, from the City of Fort Worth, a municipal corporation, to The Texas & Pacific Railway Co. a corporation, as recorded in Volume 4638, Page 45, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 0.077 of an acre, more or less, being a

called 0.053 of an acre, being more particularly described in that certain Warranty Deed, dated October 14, 1959, from the City of Fort Worth, a municipal corporation, to Marsline K. Moore, as recorded in Volume 3378, Page 321, Official Public Records, Tarrant County, Texas; and

**TRACT 7:** 0.452 of an acre, more or less, being a called 0.348 of an acre, located in the E. S. Harris Survey, A- 688, Tarrant County, Texas, and being a portion of Lots 6 and 7, all of Lot 8 and a portion of Lot 9, Block 3, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described as two tracts of land in that certain Warranty Deed, dated February 14, 1948, from Midland Manufacturing Company, a private corporation of Tarrant County, Texas, acting by and through its President, George O. Westhoff, to the City of Fort Worth, a municipal corporation, recorded in Volume 1980, Page 216, Official Public Records, Tarrant County, Texas; and

**TRACT 8:** 0.130 of an acre, more or less, situated in the E. S. Harris Survey, A- 688, Tarrant County, Texas, and being a strip of land 20 feet in width lying immediately North of and adjacent to Blocks 3 and 4, L. J. Hawkins Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 57, Plat Records, Tarrant County, Texas, and being more particularly described as Tract No. 2 in that certain Warranty Deed, dated October 23, 1948, from Horace C. Hawkins and wife, Winselle Hawkins, to the City of Fort Worth, a municipal corporation, recorded in Volume 2049, Page 301, Official Public Records, Tarrant County, Texas; and

**TRACT 9:** 11.394 acres, more or less, situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being a portion of that certain 26.097 acre tract more particularly described in that certain Quit Claim Deed, dated September 19, 1946, from V. K. Wedgworth to the City of Fort Worth, a municipal corporation, as recorded in Volume 2022, Page 280, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 1.807 acres, more or less, being a part of that certain 5.31 acre tract more particularly described in that certain Warranty Deed, dated October 28, 1968, from the City of Fort Worth, a municipal corporation, to The Texas & Pacific Railway Co. a corporation, as recorded in Volume 4638, Page 45, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 4.005 acres, more or less, being a part of that certain 4.083 acre tract more particularly described in that certain Warranty Deed, dated August 18, 1970, from the City of Fort Worth, a municipal corporation, to William Y. Harvey, as recorded in Volume 4961, Page 976, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 0.574 of an acre, more or less, being more particularly described in that certain Warranty Deed, dated January 19, 1966, from the City of Fort Worth, a municipal corporation, to William D. Grimes and Kenneth L. Allen, as recorded in Volume 4178, Page 35, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 1.587 acres, more or less, being a part of that certain 1.621 acre tract more particularly described in that certain Correction Warranty Deed, dated July 30, 1962, from the City of Fort Worth, a municipal corporation, to John S. Fogarty, as recorded in Volume 3714, Page 412, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 1.081 acres, more or less, being a part of that certain 2.771 acre tract more particularly described in that certain Warranty Deed, dated April 8, 1953, from the City of Fort Worth, a municipal corporation, to John S. Fogarty, as recorded in Volume 2554, Page 509, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 2.760 acres, more or less, being a part of that certain 4.008 acre tract more particularly described in that certain Warranty Deed, dated November 12, 1952, from the City of Fort Worth, a municipal corporation, to Jefferies and Betts Gravel Company, Inc., as recorded in Volume 2554, Page 254, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 0.818 of an acre, more or less, being a called 0.789 of an acre, being more particularly described in that certain Correction Warranty Deed, dated October 6, 1954, from the City of Fort Worth, a municipal corporation, to F. H. Johnson, as recorded in Volume 2774, Page 497, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 1.595 acres, more or less, being a called 1.084 acres, being more particularly described in that certain Correction Warranty Deed, dated January 23, 1952, from the City of Fort Worth, a municipal corporation, to Mark Frederick as recorded in Volume 2393, Page 43, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 0.412 of an acre, more or less, being a part of that certain 25.70 acre tract more particularly described as the First Parcel in that certain Easement Grant, dated September 20, 1965, from the City of Fort Worth, a municipal corporation, to Tarrant County Water Control and Improvement District Number One, a public body corporate, as recorded in Volume 4119, Page 187, Official Public Records, Tarrant County, Texas; FURTHER LESS AND EXCEPT: 0 .064 of an acre, more or less; and

**TRACT 10:** 3.259 acres, more or less, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 10.091 acre tract more particularly described that certain Warranty Deed, dated October 27, 1948, from McDonald Brothers, a partnership composed of William R. McDonald and Roy A. McDonald, acting by and through the said William R. McDonald, joined by his wife, Arah V. McDonald, and Roy A. McDonald, a single person, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2049, Page 306, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 6.832 acres, more or less, being more particularly described in that certain Warranty Deed, dated October 17, 1951, from the City of Fort Worth, a municipal Corporation, to Jefferies and Betts Gravel Company, Inc., a corporation, as recorded in Volume 2365, Page 273, Official Public Records, Tarrant County, Texas; and

**TRACT 11:** 0.094 of an acre, more or less, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being a portion of Block 29, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 63, Page 2, Plat Records, Tarrant County, Texas, and being the same land described in that certain Warranty Deed, dated September 29, 1948, from F. H. Johnson, to the City of Fort Worth, a municipal corporation, recorded in Volume 2049, Page 312, Official Public Records, Tarrant County, Texas; and

**TRACT 12:** 0.739 of an acre, more or less, being a called 0.563 of an acre, situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being a portion of Block 30, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 63, Page 2, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated January 20, 1948, from Rufus M. Flores, a single man, to the City of Fort Worth, a municipal corporation, recorded in Volume 1977, Page 106, Official Public Records, Tarrant County, Texas; and

**TRACT 13:** 0.160 of an acre, more or less, being a called 0.113 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 0.213 of an acre tract, being Lot 36, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, being more particularly described in that certain Warranty deed, dated October 13, 1948, from Jimmie Lee Turner, joined by her husband, Len Turner, said Jimmie Lee Turner being the same person formerly known as Jimmie Lee Harris, a feme sole, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2037, Page 562, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.053 of an acre, more or less, being a part of that certain 0.137 of an acre tract more particularly described in that certain Warranty Deed, dated October 26, 1950, from the City of Fort Worth, a municipal corporation, to Jenkins Garrett, as recorded in Volume 2259, Page 236, Official Public Records, Tarrant County, Texas; and

**TRACT 14:** 0.035 of an acre, more or less, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 0.117 of an acre tract, being Lot 37, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated October 12, 1948, from Salvadore Salazar and wife, Magdalena Salazar, to the City of Fort Worth, a municipal corporation, recorded in Volume 2037, Page 569, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.082 of an acre, more or less, being a part of that certain 0.137 of an acre tract more particularly described in that certain Warranty Deed, dated October 26, 1950, from the City of Fort Worth, a municipal corporation, to Jenkins Garrett, as recorded in Volume 2259, Page 236, Official Public Records, Tarrant County, Texas; and

**TRACT 15:** 0.005 of an acre, more or less, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of Lot 38, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated October 18, 1948, from Theodore B. Solano, a single man, to the City of Fort Worth, a municipal corporation, recorded in Volume 2049, Page 304, Official Public Records, Tarrant County, Texas; and

**TRACT 16:** 0.232 of an acre, more or less, a called 0.150 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lot 35, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated October 1, 1948, from Thomas Yanez, a single man, Elvira Yanez Martinez and husband Lawrence Martinez, to the City of Fort Worth, a municipal corporation, recorded in Volume 2035, Page 618, Official Public Records, Tarrant County, Texas; and

**TRACT 17:** 0.249 of an acre, more or less, being a called 0.155 of an acre, situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being all of Lot 22, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated May 31, 1947, from T. L. Adams and wife, Rosa L. Adams, to the City of Fort Worth, a municipal corporation, recorded in Volume 1910, Page 555, Official Public Records, Tarrant County, Texas; and

**TRACT 18:** 0.125 of an acre, more or less, being a called 0.087 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion that certain 0.272 of an acre tract, being Lot 21, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated October 11, 1955, from Seretha Ann Vines Harmon, Individually and as Independent Executrix of the Estate of J. E. Vines, Deceased, to the City of Fort Worth, a municipal corporation, recorded in Volume 2951, Page 371, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.147 of an acre, more or less, being a portion of that certain 0.245 of an acre tract more



particularly described in that certain Warranty Deed, dated February 6, 1959, from the City of Fort Worth, a municipal corporation, to North Texas Properties, Inc., a corporation, as recorded in Volume 3299, Page 238, Official Public Records, Tarrant County, Texas; and

**TRACT 19:** 0.266 of an acre, more or less, being a called 0.211 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lots 33 and 34, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Quit Claim Deed, dated November 22, 1948, from H. S. Livingstone to the City of Fort Worth, a municipal corporation, recorded in Volume 2049, Page 324, Official Public Records, Tarrant County, Texas; and

**TRACT 20:** 0.286 of an acre, more or less, being a called 0.218 of an acre, situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being all of Lots 23 and 24, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated June 28, 1947, from Harrison Hayden and wife, Jewell Hayden, to the City of Fort Worth, a municipal corporation, recorded in Volume 1918, Page 266, Official Public Records, Tarrant County, Texas; and

**TRACT 21:** 0.089 of an acre, more or less, being a called 0.083 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of that certain 0.150 of an acre tract, being Lot 20, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated November 28, 1947, from Harrison G. E. Pixler and wife, Tennie Mae Pixler, to the City of Fort Worth, a municipal corporation, recorded in Volume 1964, Page 554, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.061 of an acre, more or less, being a part of that certain 0.245 of an acre tract more particularly described in that certain Warranty Deed, dated February 6, 1959, from the City of Fort Worth, a municipal corporation, to North Texas Properties, Inc., a corporation, as recorded in Volume 3299, Page 238, Official Public Records, Tarrant County, Texas; and

**TRACT 22:** 0.125 of an acre, more or less, being a called 0.107 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 0.164 of an acre tract, being Lot 19, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, as recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated April 26, 1948, from Goldie Henderson Brown and husband J. W. Brown, to the City of Fort Worth, a municipal corporation, recorded in Volume 1995, Page 255, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.040 of an acre, more or less, being a part of that certain 0.245 of an acre tract more particularly described in that certain Warranty Deed, dated February 6, 1959, from the City of Fort Worth, a municipal corporation, to North Texas Properties, Inc., a corporation, as recorded in Volume 3299, Page 238, Official Public Records, Tarrant County, Texas; and

**TRACT 23:** 0.171 of an acre, more or less, being a called 0.116 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a parcel of land off the North end of Lots 31 and 32, of L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated August 25, 1948, from Ansel N. Greer, to the City of Fort Worth, a municipal corporation, recorded in Volume 2030, Page 263, Official Public Records, Tarrant County, Texas; and

**TRACT 24:** 0.150 of an acre, more or less, being a called 0.109 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lot 25, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Sheriff's Deed, dated February 1, 1927, from L. J. Hawkins By Carl Smith, Sheriff of Tarrant County, to the City of Fort Worth, a municipal corporation, recorded in Volume 1669, Page 339, Official Public Records, Tarrant County, Texas; and

**TRACT 25:** 0.137 of an acre, more or less, being a called 0.109 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being Lot 26, Block 27, Edward Heirs Addition to the City of Fort Worth, Tarrant County, Texas; and

**TRACT 26:** 0.639 of an acre, more or less, being a called 0.459 of an acre, located in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lots 15, 16, 17, and 18, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated February 8, 1948, from Mildred Kelso Garrett and husband, Kenneth Garrett, to the City of Fort Worth, a municipal corporation, recorded in Volume 1977, Page 117, Official Public Records, Tarrant County, Texas; and

**TRACT 27:** 0.035 of an acre, more or less, being a called 0.006 of an acre (281 Sq ft), situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being a part of Lot 9, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated February 17, 1949, from Harold A. Over, to the City of Fort Worth, a municipal corporation, recorded in Volume 2067, Page 564, Official Public Records, Tarrant County, Texas; and

**TRACT 28:** 0.038 of an acre, more or less, being a called 0.013 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of that certain 0.297 of an acre tract, being Lots 29 and 30, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Sheriff's Deed, dated February 7, 1928, from O. Lovejoy By Carl Smith, Sheriff of Tarrant County, Texas, to the City of Fort Worth, a municipal corporation, recorded in Volume 1564, Page 402, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.259 of an acre, more or less, being a part of that certain 0.265 of an acre tract more particularly described in that certain Warranty Deed, dated February 6, 1959, from the City of Fort Worth, a municipal corporation acting through its duly authorized Mayor, F.E . Garrison, to Maude Wilson Haynes, out of her separate fund and estate, as recorded in Volume 2935, Page 366, Official Public Records, Tarrant County, Texas; and

**TRACT 29:** 0.137 of an acre, more or less, a called 0.109 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lot 27, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated February 11, 1948, from C. L. Wood, to the City of Fort Worth, a municipal corporation, recorded in Volume 1980, Page 198, Official Public Records, Tarrant County, Texas; and

**TRACT 30:** 0.164 of an acre, more or less, being a called 0.109 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lot 28, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Sheriff's Deed, dated February 1, 1927, from W. W. Haggard by Carl Smith, Sheriff, to the City of Fort Worth, a municipal corporation, recorded in Volume 1669, Page 337, Official Public Records, Tarrant County, Texas; and

**TRACT 31:** 0.075 of an acre, more or less, being a called 0.028 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being a portion of Lot 8, L. J. Hawkins Subdivision of Block 27, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 20, Plat Records, Tarrant County, Texas; and

**TRACT 32:** 0.066 of an acre, more or less, being a called 0.052 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of that certain 0.230 of an acre tract, being Lot 10, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Condemnation Judgment, dated May 17, 1948, being the City of Fort Worth vs. H. L. McNew, et al, as recorded in Cause No. 41181, Civil Minutes of the County Court at Law No. 2, Tarrant County, Texas; LESS AND EXCEPT: 0.162 of an acre, more or less, being a called 0.080 of an acre, being more particularly described in that certain Warranty Deed, dated November 23, 1955, from the City of Fort Worth, a municipal corporation, to Maude Wilson Haynes, as recorded in Volume 2935, Page 365, Official Public Records, Tarrant County, Texas; and

**TRACT 33:** 0.147 of an acre, more or less, being a called 0.129 of an acre, situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being a portion of Lot 9, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Sheriff's Deed, dated February 1, 1927, from W. D. Hartman, by Carl Smith. Sheriff of Tarrant County, Texas, to the City of Fort Worth, a municipal corporation, recorded in Volume 1669, Page 385, Official Public Records, Tarrant County, Texas; and

**TRACT 34:** 0.304 of an acre, more or less, being a called 0.264 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being the South 10 feet of Lot 5, the North 40 feet of Lot 6, and all of Lot 8, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated December 7, 1949, from George Beggs to the City of Fort Worth, a municipal corporation, recorded in Volume 2062, Page 66, Official Public Records, Tarrant County, Texas; and

**TRACT 35:** 0.183 of an acre, more or less, being a called 0.158 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being the South 10 feet of Lot 6 and all of Lot 7, L. J. Hawkins Subdivision of

Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated November 1, 1947, from E. W. Terry, a single man, J. W. Terry and wife, Mildred Terry, and Hattie Lee Terry Benson and husband, C. E. Benson, to the City of Fort Worth, a municipal corporation, recorded in Volume 1953, Page 376, Official Public Records, Tarrant County, Texas; and

**TRACT 36:** 0.170 of an acre, more or less, being a called 0.151 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of that certain 0.274 of an acre tract, being Lot 4 and the North 40 feet of Lot 5, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, and Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed dated May 21, 1948, from I. B. Willburn and wife, Myrtle Willburn, to the City of Fort Worth, a municipal corporation, recorded in Volume 2002, Page 558, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.104 of an acre, more or less, being a called 0.087 of an acre, and being more particularly described as Parcel 2 in that certain Warranty Deed, dated September 20, 1950, from the City of Fort Worth, a municipal corporation, to Charlie L. Williams, as recorded in Volume 2275, Page 552, Official Public Records, Tarrant County, Texas; and

**TRACT 37:** 0.014 of an acre, more or less, being a called 0.010 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being a portion of that certain 0.485 of an acre tract, being Lots 14, 15 and 16, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Sheriff's Deed, dated February 7, 1928, from Mrs. C. E. Flournoy, a Feme Sole, by Carl Smith, Sheriff of Tarrant County, to the City of Fort Worth, a municipal corporation, recorded in Volume 1564, Page 400, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.471 of an acre, more or less, being a called 0.340 of an acre, and being a portion of the land described in that certain Warranty Deed, dated March 25, 1953, from the City of Fort Worth, a municipal corporation, to Robert L. Hebert, as recorded in Volume 2561, Page 457, Official Public Records, Tarrant County, Texas; and

**TRACT 38:** 0.108 of an acre, more or less, being a called 0.097 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion that certain 0.147 of an acre tract, being Lot 17, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, being more particularly described in that certain Warranty Deed, dated March 23, 1948, from Mrs. Quintilla Hagelstein, a widow, to the City of Fort Worth, a municipal corporation, recorded in Volume 1987, Page 157, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.039 of an acre, more or less, being a called 0.024 of an acre, and being a portion of the land described in that certain Warranty Deed, dated March 25, 1953, from the City of Fort Worth, a municipal corporation, to Robert L. Hebert, as recorded in Volume 2561, Page 457, Official Public Records, Tarrant County, Texas; and

**TRACT 39:** 0.161 of an acre, more or less, being a called 0.121 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being Lot 19, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas; and

**TRACT 40:** 0.307 of an acre, more or less, being a called 0.241 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being Lots 20 and 21, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated July 24, 1948, from Clyde F. Butler and wife, Fern K. Butler, to the City of Fort Worth, a municipal corporation, recorded in Volume 2022, Page 284, Official Public Records, Tarrant County, Texas; and

**TRACT 41:** 0.060 of an acre, more or less, being a called 0.043 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of Lot 22, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated January 17, 1948, from Helen Irwin, a widow, to the City of Fort Worth, a municipal corporation, recorded in Volume 1973, Page 464, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.086 of an acre, more or less, being a called 0.078 of an acre, and being more particularly described as Tract 2 in that certain Warranty Deed, dated May 12, 1948, from the City of Fort Worth, a municipal corporation, to Rose Hay, a widow, as recorded in Volume 2011, Page 8, Official Public Records, Tarrant County, Texas; and

**TRACT 42:** 0.071 of an acre, more or less, being a called 0.051 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of that certain 0.152 of an acre tract, being Lot 31 of the L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Quit Claim Deed, dated February 18, 1948, from Samuel Westheimer, Ira W. Hirschfield and Laurence Burgower, Trustees of the Milton L. Eppstein Trust Estate, acting

herein by and through Ben S. Westheimer, their duly authorized agent and attorney-in-fact, to the City of Fort Worth, a municipal corporation, recorded in Volume 1980, Page 202, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.081 of an acre, more or less, being a portion of that certain 0.084 of an acre tract more particularly described in that certain Warranty Deed, dated April 15, 1949, from the City of Fort Worth, a municipal corporation, to Frank Milligan and wife, Delma Milligan, as recorded in Volume 2088, Page 368, Official Public Records, Tarrant County, Texas; and

**TRACT 43:** 0.484 of an acre, more or less, being a called 0.402 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being Lots 28, 29 and a portion of Lot 30, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed dated March 24, 1948, from T. B. Jones and Alma Keough, a widow, being the only surviving children and heirs at law of B. F. Jones and wife, Hattie Jones, both deceased, to the City of Fort Worth, a municipal corporation, recorded in Volume 2002, Page 581, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.003 of an acre, more or less, situated in the Southeast corner of said Lot 30, and being a part of that certain 0.084 of an acre tract more particularly described in that certain Warranty Deed, dated April 15, 1949, from the City of Fort Worth, a municipal corporation, to Frank Milligan and wife, Delma Milligan, as recorded in Volume 2088, Page 368, Official Public Records, Tarrant County, Texas; and

**TRACT 44:** 0.216 of an acre, more or less, being a called 0.187 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a portion of that certain 0.304 of an acre tract, being Lots 26 and 27, L. J. Hawkins Subdivision of Block 26, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 106, Page 102, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated November 1, 1947, from J. W. Webber and wife, Charlie Mae Webber, to the City of Fort Worth, a municipal corporation, recorded in Volume 1953, Page 382, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.088 of an acre, more or less, being a called 0.066 of an acre, more or less, being a called 0.066 of an acre, being more particularly described as Parcel 1 in that certain Warranty Deed, dated July 23, 1952, from the City of Fort Worth, a municipal corporation, to F. M. Fillingim, as recorded in Volume 2458, Page 70, Official Public Records, Tarrant County, Texas; and

**TRACT 45:** 0.535 of an acre, more or less, being a called 0.475 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being Lots 12 and 13, Keeling Subdivision of Block 25, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 6, Plat Records, Tarrant County, Texas, and a tract out of the West 81 feet of Block 25, Edward Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 62, Page 2, Plat Records, Tarrant County, Texas, being more particularly described in that certain Warranty Deed, dated November 3, 1949, from Frank Milligan and wife, Delma Milligan, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2077, Page 217, Official Public Records, Tarrant County, Texas; and

**TRACT 46:** 0.005 of an acre, more or less, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being a triangular tract of land off of the Northwest corner of Lot 14, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated February 16, 1950, from I. M. Reinhardt, Jr., to the City of Fort Worth, a municipal corporation, recorded in Volume 2165, Page 355, Official Public Records, Tarrant County, Texas; and

**TRACT 47:** 0.125 of an acre, more or less, being a called 0.102 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lot 1, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to the Plat thereof recorded in Volume 204, Page 6, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated December 18, 1948, from Theodore Demming and wife, Rose Demming, to the City of Fort Worth, a municipal corporation, recorded in Volume 2062, Page 64, Official Public Records, Tarrant County, Texas; and

**TRACT 48:** 0.194 of an acre, more or less, being a called 0.184 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 0.282 of an acre tract, being a part of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 63, Page 2, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated September 24, 1948, from Willie D. McClendon and wife, Mayola McClendon, to the City of Fort Worth, a municipal corporation, as recorded in Volume 2035, Page 616, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.086 of an acre, more or less, being a called 0.054 of an acre, being more particularly described as Parcel 2 in that certain Warranty Deed, dated July 23, 1952, from the City of Fort Worth, a municipal corporation, to F. M. Fillingim, as recorded in Volume 2458, Page 70, Official Public Records, Tarrant County, Texas; and

**TRACT 49:** 0.149 of an acre, more or less, being a called 0.112 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, being all of Lot 2 and the West 4 feet of Lot 3, W. I. Keeling Subdivision of Block

25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Texas, and being more particularly described in that certain Warranty Deed, dated October 26, 1948, from Mary Wilson, a widow, and community survivor of the Estate of Reed Wilson, Deceased, to the City of Fort Worth, a municipal corporation, recorded in Volume 2049, Page 316, Official Public Records, Tarrant County, Texas; and

**TRACT 50:** 0.264 of an acre, more or less, being a called 0.196 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being all of Lot 4 and the East 40.6 feet of Lot No. 3 of W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, and being the same land described in that certain Warranty Deed, dated October 11, 1948, from Ella Hill, a widow, to the City of Fort Worth, a municipal corporation, recorded in Volume 2037, Page 563, Official Public Records, Tarrant County, Texas; and

**TRACT 51:** 0.156 of an acre, more or less, being a called 0.108 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of Lots 10 and 11, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed dated March 13, 1948, from Mrs. Alden A. Evans, a widow, to the City of Fort Worth, a municipal corporation, recorded in Volume 1987, Page 167, Official Public Records, Tarrant County, Texas; and

**TRACT 52:** 0.065 of an acre, more or less, being a called 0.056 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 0.135 of an acre tract, being Lot 9, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 6, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated March 16, 1948, from W. E. Barnes, a single man, to the City of Fort Worth, a municipal corporation, recorded in Volume 1987, Page 158, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.071 of an acre, more or less, being a called 0.061 of an acre, being a part of that certain 0.123 of an acre tract described in that certain warranty dated December 29, 1948, from the City of Fort Worth, a municipal corporation, to Mrs. L. A. Smith, a widow, as recorded in Volume 2082, Page 567, Official Public Records, Tarrant County, Texas; and

**TRACT 53:** 0.177 of an acre, more or less, being a called 0.149 of an acre, situated in the George Shields Survey, A- 1402, Tarrant County, Texas, and being Lot 5 and a part of Lot 6, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 6, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated August 28, 1948, from Mary Powell, a feme sole, to the City of Fort Worth, a municipal corporation, recorded in Volume 2030, Page 265, Official Public Records, Tarrant County, Texas; and

**TRACT 54:** 0.128 of an acre, more or less, being a called 0.118 of an acre, situated in the George Shields Survey, A-1402, Tarrant County, Texas, and being a part of that certain 0.179 of an acre tract, being Lot 8 and a part of Lot 6, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 6, Plat Records, Tarrant County, Texas, and being the same land described in that certain Warranty Deed, dated August 12, 1948, from William A. Wills, to the City of Fort Worth, a municipal corporation, recorded in Volume 2026, Page 215, Official Public Records, Tarrant County, Texas; LESS AND EXCEPT: 0.051 of an acre, more or less, being a part of that certain 0.123 of an acre tract described in that certain warranty dated December 29, 1948, from the City of Fort Worth, a municipal corporation, to Mrs. L. A. Smith, a widow, as recorded in Volume 2082, Page 567, Official Public Records, Tarrant County, Texas; and

**TRACT 55:** 0.176 of an acre, more or less, being a called 0.152 of an acre, located in the George Shields Survey, A-1402, Tarrant County, Texas, and being Lot 7 and a part of Lot 16, W. I. Keeling Subdivision of Block 25, Edwards Heirs Addition, an Addition to the City of Fort Worth, Tarrant County, Texas, according to Plat thereof recorded in Volume 204, Page 6, Plat Records, Tarrant County, Texas, and being more particularly described in that certain Warranty Deed, dated March 26, 1949, from Lula Sherbert Smith, a widow, to the City of Fort Worth, a municipal corporation, recorded in Volume 2093, Page 103, Official Public Records, Tarrant County, Texas.

**Containing in the aggregate 26.467 acres of land, more or less.**

JOHN P MONTGOMERY  
A- 1030

JOSIAH MC LYNCH  
A- 955

SARAH GRAY JENNINGS  
A- 844

GEORGE SHIELDS  
A- 1402

THOMAS WHITE  
A- 1636

WILLIAM WELCH  
A- 1644

ETHELBERT S HARRIS  
A- 688

ADAM VOGT  
A- 1586

WILLIAM D CONNER  
A- 288

TARRANT DALLAS

JOHNSON ELLIS

Map showing a  
Buffer of IH 30  
26.467 acres  
Tarrant County

0 275 550 1,100 Feet



The Texas General Land Office makes no representations or warranties regarding the accuracy or completeness of the information depicted on the map or the data from which it was produced. This map is NOT suitable for navigational purposes and does not purport to depict or establish boundaries between private and public land.



Map Compiled By: Zeke Guillen  
May 4, 2010